

103<sup>D</sup> CONGRESS  
1<sup>ST</sup> SESSION

# H. R. 2070

To amend the Housing and Community Development Act of 1974 to establish a program to demonstrate the benefits and feasibility of redeveloping or reusing abandoned or substantially underutilized land in economically and socially distressed communities, and for other purposes.

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## IN THE HOUSE OF REPRESENTATIVES

MAY 11, 1993

Mr. MFUME (for himself, Ms. VELÁZQUEZ, and Mr. TOWNS) introduced the following bill; which was referred to the Committee on Banking, Finance and Urban Affairs

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## A BILL

To amend the Housing and Community Development Act of 1974 to establish a program to demonstrate the benefits and feasibility of redeveloping or reusing abandoned or substantially underutilized land in economically and socially distressed communities, and for other purposes.

1       *Be it enacted by the Senate and House of Representa-*  
2       *tives of the United States of America in Congress assembled,*

3       **SECTION. 1. ABANDONED LAND REUSE ACT OF 1993.**

4       The Housing and Community Development Act of  
5       1974 (42 U.S.C. 5301 et seq.) is amended by adding at  
6       the end the following new title:

1 **“TITLE IX—REDEVELOPMENT OR**  
2 **REUSE OF ABANDONED LAND**

3 **“SEC. 901. SHORT TITLE.**

4 “This title may be cited as the ‘Abandoned Land  
5 Reuse Act of 1993’.

6 **“SEC. 902. FINDINGS.**

7 “The Congress finds that—

8 “(1) past uses of land in the United States for  
9 industrial and commercial purposes or the conduct  
10 of other economic activities have created many sites  
11 throughout the United States that are now aban-  
12 doned or substantially underutilized;

13 “(2) the abandonment or substantial under-  
14 utilization of the sites referred to in paragraph (1)  
15 contribute substantially to the economic and social  
16 distress of communities in large portions of the pop-  
17 ulation, including poor and unemployed individuals  
18 and disadvantaged population groups, have con-  
19 centrated;

20 “(3) the abandonment or substantial under-  
21 utilization of the abandoned sites impairs the ability  
22 of the Federal Government and the governments of  
23 States and political subdivisions of States to provide  
24 employment opportunities for, and improve the eco-  
25 nomic welfare of, the people of the United States

1 and the poor, unemployed, and disadvantaged, in  
2 particular;

3 “(4) the abandonment or substantial under-  
4 utilization of the abandoned sites results in the inef-  
5 ficient use of community development facilities and  
6 related public services, and extends conditions of  
7 blight in local communities;

8 “(5) the manner in which—

9 “(A) the population of the United States is  
10 distributed; and

11 “(B) communities accommodate the  
12 growth of the national economy;

13 affects the employment opportunities, availability of  
14 capital to provide economic opportunities, social con-  
15 ditions, and other important conditions of each such  
16 community;

17 “(6) the private market demand for abandoned  
18 sites has been reduced or eliminated;

19 “(7) the capital available for the redevelopment  
20 or reuse of abandoned sites may be limited;

21 “(8) cooperation among Federal agencies and  
22 the departments and agencies of States and political  
23 subdivisions of States is necessary to accomplish  
24 timely redevelopment or reuse of abandoned sites;

1           “(9) in addition, cooperation between the de-  
2           partments and agencies referred to in paragraph (8)  
3           and private parties is necessary to accomplish the  
4           objective referred to in paragraph (8); and

5           “(10) there is a need for a program to dem-  
6           onstrate the public purposes and benefits of the re-  
7           development or reuse of abandoned sites.

8   **“SEC. 903. DEFINITIONS.**

9           “As used in this title:

10           “(1) ABANDONED SITE.—The term ‘abandoned  
11           site’ means a facility or a combination of geographi-  
12           cally or economically related facilities within the  
13           same unit or immediately contiguous units of gen-  
14           eral local government—

15                   “(A) that is no longer operating or is so  
16                   substantially underutilized as to provide only  
17                   marginal employment opportunities;

18                   “(B) that is located within a community  
19                   that suffers from economic and social distress  
20                   measured by factors referred to in section  
21                   907(a)(4);

22                   “(C) that has one or more conditions, con-  
23                   straints, or characteristics (other than only  
24                   being a type of facility with respect to which  
25                   market supply exceeds demand) that are det-

1           rimental to the public health, safety, or welfare  
2           and, in the absence of the assistance under this  
3           title, prevent or materially discourage the timely  
4           redevelopment or reuse of a facility or real  
5           property immediately adjacent to the facility for  
6           a use or uses that include the provision of em-  
7           ployment opportunities in accordance with ap-  
8           plicable community development strategies; and

9           “(D) with respect to which a person re-  
10          ferred to in section 910(a) is unable to fund or  
11          finance the full amount of the cost of a reuse  
12          action.

13          “(2) FACILITY.—The term ‘facility’ means an  
14          improved or previously improved site or area, or a  
15          surface or subsurface improvement to a site or area,  
16          including a building, structure, installation, fixture,  
17          or equipment on or within the site, that has been  
18          used primarily for an industrial or commercial use.

19          “(3) GOVERNOR.—The term ‘Governor’ means  
20          the Governor of a State, or the Governor’s designee.

21          “(4) LOCAL COMMUNITY DEVELOPMENT ORGA-  
22          NIZATION.—The term ‘local community development  
23          organization’ means a nonprofit organization (as de-  
24          fined in paragraph (7)) that—

1           “(A) has a history of serving the needs of  
2 residents of the local community affected by an  
3 abandoned site;

4           “(B) maintains accountability to persons  
5 of low-income in a local community through sig-  
6 nificant representation on the governing board  
7 of the organization, and such other means as  
8 are appropriate; and

9           “(C) has the institutional and administra-  
10 tive capacity for carrying out activities assisted  
11 under this title (as determined by the Sec-  
12 retary).

13           “(5) LOCAL GRANTEE.—The term ‘local grant-  
14 ee’ means a local community development organiza-  
15 tion or unit of general local government.

16           “(6) PERSONS OF LOW INCOME.—The term  
17 ‘persons of low income’ has the meaning provided  
18 the term under section 102(20).

19           “(7) NONPROFIT ORGANIZATION.—The term  
20 ‘nonprofit organization’ means any private, nonprofit  
21 organization (including a State or locally chartered,  
22 nonprofit organization)—

23           “(A) that is organized under State or local  
24 laws;

1           “(B) with respect to which no portion of  
2           the net earnings inure to the benefit of a mem-  
3           ber, founder, contributor, or individual associ-  
4           ated with the organization;

5           “(C) that complies with standards of fi-  
6           nancial accountability that the Secretary deter-  
7           mines to be acceptable; and

8           “(D) that carries out activities related to  
9           the retention or expansion of employment op-  
10          portunities for, and improvement of economic  
11          and social conditions of, persons of low income.

12          “(8) REUSE ACTION.—The term ‘reuse action’  
13          means an action that makes such physical changes  
14          in, or improvements or additions to, an abandoned  
15          site so as to enable the timely redevelopment or  
16          reuse of the site or real property immediately adja-  
17          cent to the site. Such term shall include the clear-  
18          ance, demolition, or rehabilitation of the site. Such  
19          term shall not include the construction of new build-  
20          ings on the site.

21          “(9) SECRETARY.—The term ‘Secretary’ means  
22          the Secretary of Housing and Urban Development.

23          “(10) STATE.—The term ‘State’ has the mean-  
24          ing provided the term under section 102(a)(2).

1           “(11) UNIT OF GENERAL LOCAL GOVERN-  
2           MENT.—The term ‘unit of general local government’  
3           has the meaning provided the term in the first sen-  
4           tence of section 102(a)(1).

5   **“SEC. 904. DEMONSTRATION PROGRAM.**

6           “(a) IN GENERAL.—The Secretary shall select appro-  
7           priate States in which to establish and carry out either—

8                   “(1) a program to provide grants to States to  
9                   establish a State program to provide grants to local  
10                  grantees; or

11                  “(2) a direct grant program to provide grants  
12                  to local grantees,

13           for the purpose of carrying out the demonstrations de-  
14           scribed in subsection (b).

15           “(b) PURPOSE.—The purpose of the programs au-  
16           thorized by subsection (a) is to demonstrate—

17                   “(1) the economic feasibility of redevelopment  
18                   or reuse of abandoned sites;

19                   “(2) the employment benefits, economic bene-  
20                   fits, social benefits, and such other benefits to dis-  
21                   tressed communities that may occur as a result of  
22                   focusing financial resources and cooperative action  
23                   on the redevelopment or reuse of abandoned sites;



1           “(3) the beneficial impacts on patterns of com-  
2           munity development and use of public resources of  
3           redevelopment or reuse of abandoned sites; and

4           “(4) the feasibility of timely, cooperative ac-  
5           tion—

6                   “(A) among Federal agencies and depart-  
7                   ments and agencies of States and political sub-  
8                   divisions of States that have jurisdiction over  
9                   the redevelopment or reuse of abandoned sites;  
10                  and

11                  “(B) between the agencies and depart-  
12                  ments referred to in subparagraph (A) and pri-  
13                  vate parties.

14           “(c) ALLOCATION OF FUNDS.—The Secretary shall  
15           allocate funds made available pursuant to this title among  
16           the States or to local grantees. In allocating the funds,  
17           the Secretary shall take into account—

18                   “(1) the relative commitment of a State and  
19                   local grantees to achieving successfully the dem-  
20                   onstrations described in subsection (b) measured by  
21                   factors that include that referred to in section  
22                   907(a)(7);

23                   “(2) the relative number of abandoned sites in  
24                   the State;

1           “(3) the need to allocate funds in amounts that  
2           will contribute to achieving successfully the dem-  
3           onstrations described in subsection (b); and

4           “(4) the desirability of carrying out a variety of  
5           demonstration projects with respect to the location,  
6           characteristics, and issues addressed by the projects,  
7           and the types of participants associated with the  
8           projects.

9           “(d) SCOPE OF PROGRAM.—

10           “(1) IN GENERAL.—In carrying out the dem-  
11           onstration program established under subsection (a),  
12           the Secretary may award a grant to a State pursu-  
13           ant to section 905 or to a local grantee that submits  
14           an approved application to the Secretary pursuant to  
15           paragraph (2).

16           “(2) GRANT APPLICATION.—An application for  
17           a grant under this section shall include a proposal  
18           for a reuse action for the redevelopment or reuse of  
19           an abandoned site, and shall be in such form as the  
20           Secretary determines to be appropriate.

21           “(3) COMPETITIVE SELECTION PROCEDURE.—  
22           Each grant made under this title by the Secretary  
23           or a Governor to a State or local grantee shall be  
24           made on the basis of an open and competitive selec-  
25           tion procedure approved by the Secretary. In making

1 a grant to a local grantee, the Secretary shall con-  
2 duct a selection procedure on a State-by-State basis.

3 “(4) SELECTION OF SITES BY GOVERNOR.—If a  
4 State establishes a State demonstration program  
5 that is approved in accordance with section 905, the  
6 Governor shall select the abandoned sites to receive  
7 assistance under the grant program. In carrying out  
8 the demonstration program, the Governor may act  
9 through appropriate officials of the State.

10 “(5) GRANT AWARDS.—Except as provided in  
11 paragraph (6), the aggregate amount of grants  
12 awarded for reuse actions at an abandoned site shall  
13 not exceed an amount equal to 75 percent of the  
14 total eligible costs of carrying out a reuse action at  
15 the abandoned site. Each local grantee that receives  
16 a grant award under this title shall be required to  
17 pay a non-Federal share in an amount equal to 25  
18 percent of the total eligible costs of carrying out the  
19 reuse action at the abandoned site that is the sub-  
20 ject of the grant award.

21 “(6) EXCEPTION.—Subject to sections 906 and  
22 909, the Secretary (or in the case of a State dem-  
23 onstration program under section 905, the Gov-  
24 ernor) may fund up to 100 percent of the total eligi-  
25 ble costs of carrying out a reuse action at an aban-

1       doned site if the Secretary (or the Governor) obtains  
2       satisfactory assurances from the grant recipient  
3       that—

4               “(A) a transfer of the abandoned site will  
5       occur as part of the redevelopment or reuse of  
6       the site;

7               “(B) the net proceeds realized from the  
8       transfer of the site will reasonably approximate  
9       at least 25 percent of the eligible costs of carry-  
10      ing out a reuse action at the site; and

11              “(C) an amount reasonably approximating  
12      25 percent of the eligible costs referred to in  
13      subparagraph (B) from the net proceeds re-  
14      ferred to in subparagraph (B), will be paid  
15      promptly upon receipt of the proceeds by or on  
16      behalf of the grant recipient to the Secretary  
17      (or the Governor).

18   **“SEC. 905. DELEGATION OF IMPLEMENTATION TO STATE**  
19                   **DEMONSTRATION PROGRAM.**

20       “On a State-by-State basis, the Secretary may, in lieu  
21   of awarding grants to individual local grantees, award a  
22   grant to a State that submits an approved application to  
23   the Secretary to conduct a State demonstration program  
24   to carry out the demonstrations described in section  
25   904(b). Subject to the limitations referred to in section

1 904(d), under a State demonstration program, the Gov-  
2 ernor of a State shall have the authority to select aban-  
3 doned sites and allocate assistance from amounts awarded  
4 to the State pursuant to this section.

5 **“SEC. 906. FUNDING.**

6 “(a) IN GENERAL.—Payment of the non-Federal  
7 share under section 904(d)(5) may be made from funds  
8 from any non-Federal source, and may include services or  
9 equipment necessary to carry out the reuse action.

10 “(b) AVOIDANCE OF WINDFALL FROM GRANT  
11 AWARD.—

12 “(1) IN GENERAL.—A local grantee, shall, as a  
13 condition to receiving a grant award, enter into an  
14 agreement with the Secretary (or in the case of a  
15 State demonstration program under section 905, the  
16 Governor) that requires the payment of an amount  
17 specified in paragraph (2) to the Secretary (or the  
18 Governor) by the local grantee of any amount of  
19 compensation that the local grantee may recover  
20 from another person as compensation for the cost of  
21 carrying out a reuse action at the abandoned site  
22 that is the subject of the grant award.

23 “(2) AMOUNT OF PAYMENT.—The amount of  
24 payment described in this paragraph shall be—

1           “(A) in addition to the amount required to  
2           be paid pursuant to section 904(d)(6); and

3           “(B) an amount equal to 85 percent of any  
4           amount by which the amount recovered (net of  
5           recovery costs) exceeds the non-Federal share of  
6           the local grantee.

7           “(c) AVOIDANCE OF WINDFALL WHERE LOCAL  
8           GRANTEE IS NOT SITE OWNER.—In the event that—

9           “(1) an abandoned site that is the subject of a  
10          grant award under this title is not owned by the  
11          local grantee that receives the award, or

12          “(2) an action is taken with respect to an aban-  
13          doned site to enable the reuse or redevelopment of  
14          real property immediately adjacent to the abandoned  
15          site, and the local grantee does not own the adjacent  
16          site,

17          the local grantee shall be required, as a condition of receiv-  
18          ing the grant award, to enter into an agreement that is  
19          satisfactory to the Secretary with the owner of the site  
20          or adjacent site. The agreement shall ensure that the  
21          owner of the site or adjacent site will not realize a windfall  
22          from the assistance provided under the grant, and the  
23          local grantee will be able to meet the requirements of this  
24          title.

25          “(d) OTHER RECOVERY OF FEDERAL ASSISTANCE.—

1 “(1) IN GENERAL.—

2 “(A) AMOUNT.—An agreement referred to  
3 in subsection (b)(1) shall specify that as a con-  
4 dition of receiving a grant award under this  
5 title, the grant recipient shall be required to  
6 pay to the Secretary (or the Governor) the sum  
7 of—

8 “(i) the amount of the grant award;  
9 and

10 “(ii) the amount of interest accrued  
11 on the amount referred to in clause (i)  
12 from the date of the awarding of the grant  
13 (at a rate determined by the Secretary)  
14 if a condition described in clause (i) or (ii) of  
15 subparagraph (B) is met.

16 “(B) FAILURE TO INITIATE.—If, with re-  
17 spect to the abandoned site that is the subject  
18 of the grant—

19 “(i) a reuse action has not been initi-  
20 ated by 1 year after the date that the  
21 grant is awarded; or

22 “(ii) the redevelopment or reuse has not  
23 been completed in a timely manner (as de-  
24 termined by the Secretary, or, in the case

1 of a State demonstration program under  
2 section 905, the Governor),  
3 the grant recipient shall be required to make a  
4 payment pursuant to subparagraph (A).

5 “(2) TIMING OF REPAYMENT.—A repayment re-  
6 ferred to in paragraph (1) shall be due upon notice  
7 to the grant recipient by the Secretary (or the Gov-  
8 ernor) that a condition described in clause (i) or (ii)  
9 of paragraph (1)(B) has been met.

10 “(3) WAIVER.—The Secretary (or the Gov-  
11 ernor) may waive the requirement for repayment  
12 under paragraph (1) or may require only partial  
13 payment of the amount specified in paragraph (1) if  
14 the Secretary, (or the Governor) determines that—

15 “(A) the grant recipient acted in a manner  
16 consistent with the requirements of section  
17 904(b); and

18 “(B) exigent circumstances contributed to  
19 the delay.

20 “(e) USE OF RECOVERED FUNDS.—The Secretary  
21 (or the Governor) may use funds recovered pursuant to  
22 this section to make additional grant awards in accordance  
23 with this title. The Governor may issue an additional  
24 grant award with funds recovered pursuant to this section



1 without regard to the requirement for preapproval by the  
2 Secretary under section 905.

3 **“SEC. 907. CRITERIA FOR SITE SELECTION.**

4       “(a) IN GENERAL.—The Secretary (or in the case of  
5 a State demonstration program under section 905, the  
6 Governor), after receiving completed applications for grant  
7 awards under this title, shall select abandoned sites and  
8 allocate awards. In making the grant awards, the Sec-  
9 retary (or the Governor) shall take into account the follow-  
10 ing criteria:

11           “(1) The extent to which economic, social, and  
12 such other benefits of the redevelopment or reuse of  
13 the site as the Secretary (or the Governor) deter-  
14 mines to be appropriate, including the employment  
15 and job training opportunities, and other related  
16 benefits to persons of low income who are residents  
17 of the local community in which the site is located,  
18 are likely to exceed the costs of the redevelopment  
19 or reuse of the site. In determining the benefits, the  
20 Secretary (or the Governor) shall consider the  
21 amount of job opportunities to be retained or cre-  
22 ated, expected increases in economic activity within  
23 the community, expected increases in local tax reve-  
24 nue, capital resources to be conserved, and such

1 other public resources as the Secretary (or the Gov-  
2 ernor) determines will be conserved.

3 “(2) The extent of need for assistance under  
4 this title to fund a reuse action.

5 “(3) The extent of contribution from non-Fed-  
6 eral sources, including capital investment by private  
7 parties, expected to occur in connection with the re-  
8 development or reuse of the site.

9 “(4) The degree of economic and social distress  
10 of the local community in which the site is located,  
11 determined by considering the amount of loss of  
12 community employment in the industrial sector, the  
13 rate and period of unemployment, the relative per  
14 capita income of local community residents, any de-  
15 cline in economic activity, any population loss or  
16 growth that is disproportionate to local economic op-  
17 portunity, and such other related factors as the Sec-  
18 retary determines to be appropriate.

19 “(5) The degree of cooperation among appro-  
20 priate Federal agencies and departments and agen-  
21 cies of relevant States and political subdivisions of  
22 the States, as well as between the departments and  
23 agencies and private parties.

24 “(6) Whether the redevelopment or reuse of the  
25 site will be achieved in a timely manner.

1           “(7) Whether and to what extent the State or  
2           unit or units of general local government in which  
3           the site is located have established an ongoing pro-  
4           gram or programs to facilitate the redevelopment or  
5           reuse of abandoned sites.

6           “(8) Such other factors as the Secretary consid-  
7           ers relevant to the purposes of the program author-  
8           ized by this title.

9           “(b) PRIORITY.—The Secretary (or in the case of a  
10          State demonstration program under section 905, the Gov-  
11          ernor) shall give the greatest priority to the criteria re-  
12          ferred to in paragraphs (1) through (7) of subsection (a),  
13          and shall give an equal degree of priority to each criterion  
14          referred to in paragraphs (1) through (7) of subsection  
15          (a).

16       **“SEC. 908. FEDERAL FACILITIES EXCLUDED.**

17           “The Secretary (or in the case of a State demonstra-  
18          tion program under section 905, the Governor) may not  
19          award a grant under this title for a reuse action on a site  
20          controlled by the Federal Government.

21       **“SEC. 909. ELIGIBLE COSTS.**

22           “(a)       IN       GENERAL.—Administrative       and  
23          nonadministrative costs for a reuse action carried out pur-  
24          suant to a grant program under section 904 or a State

1 demonstration program under section 905 shall constitute  
2 eligible costs.

3 “(b) NONADMINISTRATIVE COSTS DEFINED.—For  
4 the purposes of this section, the term ‘nonadministrative  
5 costs’ shall include the cost of—

6 “(1) identifying the probable extent and nature  
7 of, and preferred manner of carrying out, a reuse  
8 action at an abandoned site;

9 “(2) fees relating to any application for ap-  
10 proval by a Federal agency or a department or agen-  
11 cy of a State or a political subdivision of a State,  
12 that is required and necessary to carry out a reuse  
13 action at an abandoned site; and

14 “(3) implementing a reuse action.

15 “(c) ADMINISTRATIVE COST LIMITATION.—Not more  
16 than 10 percent of the amount of a grant award under  
17 this title may be used for administrative costs.

18 **“SEC. 910. LIABILITY UNDER OTHER LAW; AVOIDANCE OF**  
19 **WINDFALL.**

20 “(a) LIABILITY UNDER OTHER LAW.—Nothing in  
21 this title is intended to relieve any person who had an in-  
22 terest in an abandoned site prior to the initiation of a  
23 reuse action that is the subject of grant award under this  
24 title from liability under, or other requirements of, any  
25 other provision of law.

1       “(b) AVOIDANCE OF WINDFALL.—The Secretary (or  
2 in the case of a State demonstration program under sec-  
3 tion 905, the Governor) shall implement a grant program  
4 under this title in a manner that does not—

5           “(1) relieve from liability under any other law  
6 any person referred to in subsection (a); and

7           “(2) reduce the incentive of any such person to  
8 participate in funding the non-Federal share re-  
9 quired under section 906.

10       “(c) STATUTORY INTERPRETATION.—Nothing in  
11 subsection (b) is intended to prevent a local grantee who  
12 acquires an abandoned site solely for the purpose of carry-  
13 ing out a proposal to redevelop or reuse the site from ob-  
14 taining assistance under this title.

15       **“SEC. 911. EVALUATION AND REPORT.**

16       “(a) EVALUATION.—

17           “(1) IN GENERAL.—Not later than December  
18 31, 1995, the Secretary shall conduct an initial eval-  
19 uation of the grant program established under sec-  
20 tion 904 and any State demonstration program es-  
21 tablished under section 905. The evaluation shall be  
22 based on information that is available at the time of  
23 the evaluation.

24           “(2) DATA COLLECTION.—The Secretary (or in  
25 the case of a State demonstration program under

1 section 905, the Governor) shall require that as a  
2 condition to receiving a grant under this title, each  
3 grant recipient shall submit to the Secretary data  
4 that indicate the actual costs, benefits, sources and  
5 uses of funds, the results of an assisted redevelopment  
6 or reuse project, and such other data as the  
7 Secretary determines to be necessary for the evaluation  
8 referred to in paragraph (1).

9 “(b) CONFIDENTIALITY OF DATA COLLECTED.—The  
10 Secretary shall maintain confidentiality of data collected  
11 from grant recipients in accordance with any applicable  
12 law.

13 “(c) REPORT.—Upon completion of the evaluation referred  
14 to in subsection (a), but not later than December  
15 31, 1995, the Secretary shall submit a report to the Congress  
16 containing the findings and recommendations of the  
17 Secretary.

18 “(d) USE OF CONTRACTORS.—The Secretary may, in  
19 accordance with any applicable law, enter into agreements  
20 with such private contractors (including institutions of  
21 higher education), as the Secretary determines necessary  
22 for the preparation of the report referred to in subsection  
23 (c).

1 **“SEC. 912. TECHNICAL ASSISTANCE.**

2       “(a) IN GENERAL.—The Secretary may use up to 5  
3 percent of any amount appropriated to implement this  
4 title to fund technical assistance grants by the Secretary  
5 (or in the case of a State demonstration program under  
6 section 905, the Governor) to local grantees to facilitate  
7 their participation in the demonstration program estab-  
8 lished by this title and their successful achievement of the  
9 purposes of this title.

10       “(b) PURPOSES.—A local grantee may use a grant  
11 under this section to pay for up to the full amount of its  
12 costs—

13               “(1) to identify the probable extent and nature  
14 of, and preferred manner of carrying out, a reuse  
15 action at an abandoned site;

16               “(2) to identify potential non-Federal sources of  
17 capital for the redevelopment or reuse of an aban-  
18 doned site;

19               “(3) to determine the means of implementing in  
20 connection with a reuse action a job training pro-  
21 gram that benefits persons of low-income who are  
22 residents of the local community in which an aban-  
23 doned site is located;

24               “(4) to identify public agencies cooperation with  
25 which would be necessary to carry out a reuse ac-  
26 tion; or

1           “(5) for such other purposes approved by the  
2       Secretary as directly relate to the local grantee’s  
3       successfully organizing the human and other re-  
4       sources and cooperative action necessary to carrying  
5       out a reuse action.

6       “(c) REPAYMENT OBLIGATION.—If a local grantee  
7       obtains a technical assistance grant pursuant to this sec-  
8       tion and subsequently obtains a grant to carry out a reuse  
9       action under this title, the grant recipient’s payment obli-  
10      gation under section 906(d) shall include the amount of  
11      the technical assistance grant.

12   **“SEC. 913. REGULATIONS.**

13       “Not later than 180 days after the date of enactment  
14      of this title, the Secretary shall issue such rules and regu-  
15      lations as are necessary to carry out this title.

16   **“SEC. 914. AUTHORIZATION OF APPROPRIATIONS.**

17       “There are authorized to be appropriated to the De-  
18      partment of Housing and Urban Development for the pur-  
19      poses of carrying out this title \$100,000,000 for each of  
20      the fiscal years 1994, 1995, and 1996. Such sums shall  
21      remain available until expended.”.

○

HR 2070 IH—2